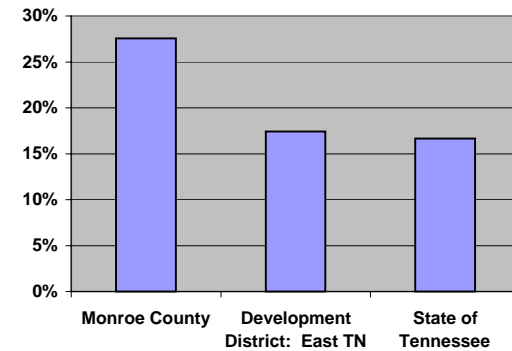


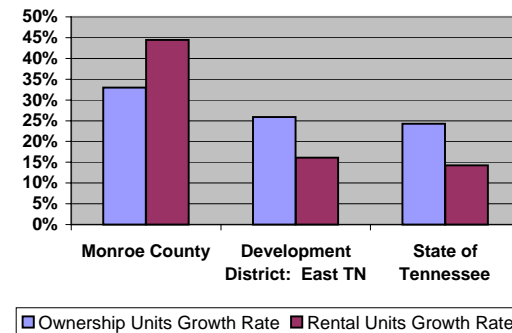
Population and Housing Market Profiles: Monroe County

	Monroe County	Development District: East TN	State of Tennessee
POPULATION			
<i>Census 2000 Population</i>	38,961	1,045,366	5,689,283
<i>1990-2000 Population Growth Rate</i>	27.6%	17.4%	16.7%
MINORITY POPULATION			
African American population			
<i>Census 2000</i>	971	49,927	953,349
<i>1990-2000 Growth Rate</i>	16.6%	17.0%	22.5%
Asian & Pacific Islander population			
<i>Census 2000</i>	223	10,145	73,505
<i>1990-2000 Growth Rate</i>	214.1%	95.0%	130.9%
Hispanic population			
<i>Census 2000</i>	684	14,839	123,838
<i>1990-2000 Growth Rate</i>	456.1%	247.8%	278.2%
HOUSING UNITS & VACANCY			
Ownership Units			
<i>Census 2000</i>	12,007	307,639	1,561,363
<i>Ownership Units Growth Rate</i>	33.0%	25.9%	24.3%
<i>Owner Market Vacancy rates</i>	1.9	1.2 to 2.5	2.0
Rental Units			
<i>Census 2000</i>	3,322	115,877	671,542
<i>Rental Units Growth Rate</i>	44.4%	16.1%	14.3%
<i>Renter Market Vacancy rates</i>	9.9	7.2 to 17.2	8.8
AGE OF HOUSING STOCK			
<i>Percent of units built before 1960</i>	19.9%	25.1%	25.4%
<i>Percent of units built after 1990</i>	34.1%	26.0%	23.5%

1990-2000 Population Growth Rate



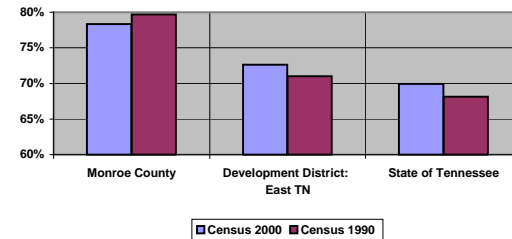
HOUSING UNITS GROWTH RATE



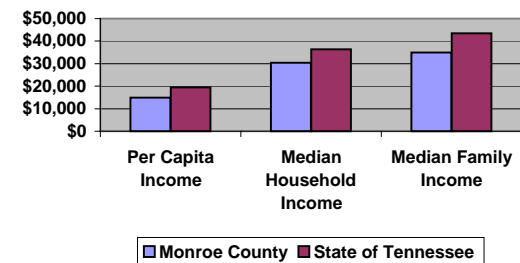
Population and Housing Market Profiles: Monroe County

	Monroe County	Development District: East TN	State of Tennessee
HOMEOWNERSHIP RATES			
<i>Census 2000</i>	78.3%	72.6%	69.9%
<i>Census 1990</i>	79.7%	71.0%	68.1%
MINORITY HOMEOWNERSHIP RATES			
African American			
<i>Census 2000</i>	70.9%	45.6%	50.5%
<i>Census 1990</i>	74.0%	46.6%	47.3%
Asian & Pacific Islander			
<i>Census 2000</i>	64.9%	45.1%	50.3%
<i>Census 1990</i>	29.4%	38.0%	45.1%
Hispanic			
<i>Census 2000</i>	56.6%	39.9%	35.8%
<i>Census 1990</i>	67.6%	53.4%	48.6%
1999 Income (2000 Census)			
<i>Per Capita Income</i>	\$14,951	\$12,925 to \$21,875	\$19,393
<i>Median Household Income</i>	\$30,337	\$24,093 to \$40,401	\$36,360
<i>Median Family Income</i>	\$34,902	\$28,595 to \$49,182	\$43,517
Income Growth during the 1990s			
<i>Per Capita Income</i>	65%	N/A	58%
<i>Median Household Income</i>	52%	N/A	47%
<i>Median Family Income</i>	52%	N/A	47%
Poverty Status in 2000			
<i>Persons below Poverty Level</i>	5,926	141,696	746,789
<i>Families below Poverty Level</i>	1,352	30,379	160,717
<i>% of Persons below Poverty Level</i>	15.5%	13.9%	13.5%

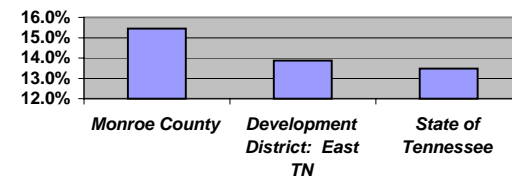
Homeownership Rates: 1990 & 2000



Income Statistics (2000 Census)



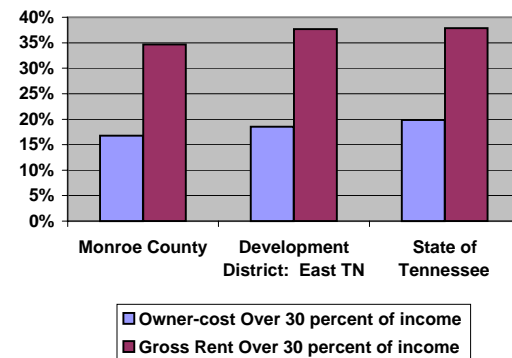
% of Persons below Poverty Level



Population and Housing Market Profiles: Monroe County

	Monroe County	Development District: East TN	State of Tennessee
Home Values & Owner Cost Burden			
<i>2000 median home value</i>	\$79,400	\$60,200 to \$112,500	\$93,000
<i>1990-2000 increase in home value</i>	95.1%	N/A	60.3%
<i>Owner-cost Over 30 percent of income</i>	16.8%	18.5%	19.9%
<i>Owner-cost Over 35 percent of income</i>	12.0%	13.7%	14.5%
Gross Rent & Rent Burden			
<i>2000 median Gross Rent</i>	\$396	\$334 to \$513	\$505
<i>1990-2000 increase in Gross Rent</i>	49.4%	N/A	41.5%
<i>Gross Rent Over 30 percent of income</i>	34.6%	37.7%	37.9%
<i>Gross Rent Over 35 percent of income</i>	28.8%	30.7%	30.2%
Units with Other Housing Problems			
<i>Lacking complete plumbing facilities</i>	163	2,662	14,340
<i>Lacking complete kitchen facilities</i>	120	2,208	13,324
<i>Over crowding (over 1 person per room)</i>	372	7,879	61,191
House Heating Fuel Used in 2000			
<i>Electricity</i>	60.6%	58.3%	52.1%
<i>Utility Gas</i>	14.8%	28.5%	36.0%
<i>Bottled or LP Gas</i>	13.1%	6.5%	7.2%
Recent Movers (2000 Census)			
<i>Moved into the unit in 1999 or later</i>	19.6%	19.3%	20.7%
<i>Moved into the unit in 1995 or later</i>	48.6%	47.4%	49.6%
<i>Moved into the unit in 1990 or later</i>	64.1%	63.8%	65.7%
Mobile Home Units (2000 Census)	4,644	68,191	268,876

Housing Cost Burden in 2000



House Heating Fuel Used

